



419 Sherrard Street, Black Hill

Space, Comfort and Elevated Living in Popular Black Hill!

Perfectly suited to families, first-home buyers and savvy investors, this beautifully presented two-storey residence at 419 Sherrard Street, Black Hill, offers a wonderful combination of space, comfort and convenience in a peaceful, established neighbourhood.

Recently repainted throughout, including the interior walls, ceilings and exterior of the home, the property presents a refreshed and inviting feel, ready for its next owners or tenants to move in and enjoy.

Features You'll Love:

- Three generously sized bedrooms, including a spacious master bedroom with a private ensuite and walk-in robe.
- Private master bedroom balcony offering elevated views towards Ballarat CBD.
- Two bathrooms, providing convenience for families and guests.
- Two separate living areas, offering flexibility for family relaxation, entertaining or a second lounge.
- Dedicated study area, ideal for working from home or creating a quiet space for study.
- Well-appointed kitchen featuring a gas cooktop, electric oven, dishwasher, double sink, breakfast bar and pantry.

3 2 2

FOR SALE

\$549,000 - \$599,000

VIEW

Thu 29th Oct @ 5:30PM - 6:00PM

AGENTS

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AGENCY

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All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



- Spacious dining area providing plenty of room for family meals and entertaining..
- Two additional bedrooms featuring built-in robes.
- Central heating and a large split-system air conditioner for year-round comfort.
- Separate laundry and additional storage areas for everyday practicality.
- Double lock-up garage at the rear, measuring approximately 6.4m x 5.9m.
- Landscaped, low-maintenance front and rear yards, allowing you to spend more time enjoying your home and less time maintaining it.
- Recently refreshed interiors and exterior, giving the property a clean and welcoming presentation.

With multiple living spaces and a dedicated study area, there is room for everyone to find their own space while still enjoying time together.

(PHOTO ID REQUIRED AT OPEN FOR INSPECTION)

Contact us today!

Lj Hooker TEAM welcomes you and looks forward to meeting you at the inspections.

DISCLAIMER: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

Please see the below link for an up-to-date copy of the Due Diligence Checklist:

<http://www.consumer.vic.gov.au/duediligencechecklist>

MORE DETAILS

Property ID	S3THWU
Property Type	House
Including	Ensuite

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